

## July 2022 and 2021 Comparison Single-Family Home Sales

AREA	Sales 2022	Sales 2021	Change	% Change	Median Price 2022	Median Price 2021	Median % Change	Average DOM 2022	Average DOM 2021	DOM % Change	Distressed Properties 2022	Distressed Properties 2021	% Change Distressed Properties
RHODE ISLAND	928	1089	-161	-14.78%	\$410,000	\$382,000	7.33%	25	28	-10.71%	3	6	-50.00%
<b>NEWPORT COUNTY</b>													
TIVERTON	19	22	-3	-13.64%	\$440,000	\$334,000	31.74%	25	33	-24.24%	0	0	-
LITTLE COMPTON	0	5	-5	-100.00%	-	\$650,000	0.00%	-	46	0.00%	0	0	-
PORTSMOUTH	25	37	-12	-32.43%	\$695,000	\$540,000	28.70%	27	45	-40.00%	0	0	-
MIDDLETOWN	13	14	-1	-7.14%	\$715,000	\$622,500	14.86%	36	30	20.00%	0	0	-
NEWPORT	10	24	-14	-58.33%	\$907,500	\$641,600	41.44%	98	71	38.03%	0	0	-
JAMESTOWN	5	12	-7	-58.33%	\$1,100,000	\$853,500	28.88%	33	65	-49.23%	0	1	-100.00%
<b>METRO &amp; EAST BAY</b>													
BARRINGTON	21	39	-18	-46.15%	\$701,000	\$686,550	2.10%	16	28	-42.86%	0	0	-
WARREN	8	10	-2	-20.00%	\$430,000	\$394,400	9.03%	58	20	190.00%	0	1	-100.00%
BRISTOL	25	15	10	66.67%	\$522,500	\$520,000	0.48%	25	20	25.00%	0	0	-
EAST PROVIDENCE	34	59	-25	-42.37%	\$342,450	\$331,000	3.46%	17	22	-22.73%	0	0	-
PROVIDENCE	67	79	-12	-15.19%	\$325,000	\$325,000	0.00%	24	20	20.00%	1	0	-
NORTH PROVIDENCE	33	31	2	6.45%	\$359,023	\$343,000	4.67%	19	32	-40.63%	0	2	-100.00%
JOHNSTON	37	28	9	32.14%	\$381,000	\$356,250	6.95%	23	26	-11.54%	0	0	-
CRANSTON	80	90	-10	-11.11%	\$378,950	\$336,500	12.62%	23	25	-8.00%	1	0	-
<b>NORTH</b>													
LINCOLN	23	19	4	21.05%	\$519,900	\$388,500	33.82%	22	19	15.79%	0	0	-
CUMBERLAND	43	46	-3	-6.52%	\$495,900	\$403,050	23.04%	17	20	-15.00%	0	0	-
WOONSOCKET	22	30	-8	-26.67%	\$321,000	\$288,074	11.43%	22	29	-24.14%	1	0	-
PAWTUCKET	47	52	-5	-9.62%	\$350,000	\$286,250	22.27%	21	20	5.00%	0	0	-
CENTRAL FALLS	1	1	0	0.00%	\$310,000	\$225,000	37.78%	0	0	0.00%	0	0	-
NORTH SMITHFIELD	12	9	3	33.33%	\$427,500	\$500,000	-14.50%	21	11	90.91%	0	0	-
SMITHFIELD	21	20	1	5.00%	\$435,000	\$420,500	3.45%	18	28	-35.71%	0	0	-
BURRILLVILLE	18	24	-6	-25.00%	\$436,000	\$364,000	19.78%	18	16	12.50%	0	0	-
GLOCESTER	8	16	-8	-50.00%	\$327,500	\$399,500	-18.02%	57	21	171.43%	0	0	-
FOSTER	3	2	1	50.00%	\$480,000	\$322,500	48.84%	40	90	-55.56%	0	0	-
SCITUATE	10	16	-6	-37.50%	\$512,500	\$415,000	23.49%	40	15	166.67%	0	0	-
<b>SOUTH COUNTY</b>													
EXETER	7	6	1	16.67%	\$580,500	\$481,000	20.69%	15	49	-69.39%	0	0	-
HOPKINTON	16	5	11	220.00%	\$414,806	\$365,000	13.65%	25	33	-24.24%	0	0	-
RICHMOND	4	10	-6	-60.00%	\$433,250	\$390,000	11.09%	17	25	-32.00%	0	0	-
CHARLESTOWN	8	14	-6	-42.86%	\$639,900	\$468,700	36.53%	84	32	162.50%	0	0	-
WESTERLY	27	22	5	22.73%	\$410,000	\$637,000	-35.64%	26	33	-21.21%	0	0	-
BLOCK ISLAND	1	3	-2	-66.67%	\$1,320,000	\$2,600,000	-49.23%	19	333	-94.29%	0	0	-
SOUTH KINGSTOWN	29	30	-1	-3.33%	\$619,800	\$499,950	23.97%	30	26	15.38%	0	0	-
NARRAGANSETT	14	19	-5	-26.32%	\$597,000	\$650,000	-8.15%	39	19	105.26%	0	0	-
NORTH KINGSTOWN	43	33	10	30.30%	\$560,000	\$600,000	-6.67%	21	19	10.53%	0	0	-
<b>KENT COUNTY</b>													
EAST GREENWICH	19	26	-7	-26.92%	\$880,000	\$724,500	21.46%	28	24	16.67%	0	0	-
WEST WARWICK	26	33	-7	-21.21%	\$355,000	\$317,000	11.99%	24	22	9.09%	0	0	-
WARWICK	105	130	-25	-19.23%	\$362,000	\$330,000	9.70%	20	23	-13.04%	0	1	-100.00%
COVENTRY	41	51	-10	-19.61%	\$368,000	\$388,500	-5.28%	33	29	13.79%	0	1	-100.00%
WEST GREENWICH	3	7	-4	-57.14%	\$520,000	\$390,000	33.33%	20	99	-79.80%	0	0	-

Information is provided by State-Wide Multiple Listing Service, Inc. Readers are cautioned that the median sales price --- with half the prices higher and half lower --- is not a measure of appreciation/depreciation in individual home values. Also, please note: Statewide data may vary marginally from town-by-town data as the latter continues to be updated with later closing transactions after the statewide data is pulled. This information is deemed reliable but not guaranteed. Note: As of 9/1/2021 East Side of Providence was removed from the city list.